A TRULY CHARMING AND ELEGANT PERIOD FAMILY HOME WITH STUNNING GARDENS

15 Angel Road, Thames Ditton, KT7 0AU
Delightful family home dating back to circa 1735

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3 reception rooms ◆ kitchen/breakfast room ◆ orangery ◆ 4 bedrooms ◆ bathroom & shower room ◆ laundry room ◆ cloakroom ◆ cellar ◆ workshop/studio ◆ gardens ◆ EPC rating = E

Situation
Angel Road is a pleasant residential road situated in Thames Ditton. This attractive Surrey village offers both charm and country character yet lies only 17 miles south west of central London. Ideally placed for commuting, the property is perfectly situated for the mainline railway stations at Thames Ditton (0.8 miles), Hinchley Wood (0.9 mile) and Surbiton (1.4 miles), all providing direct and regular commuter services to London Waterloo (journey times from 35 minutes, 25 minutes and 18 minutes respectively). By road, the A3 is under 2 miles away, providing access to central London, the M25 and the wider motorway network. London Heathrow and Gatwick Airports are conveniently located 12.2 miles and 25.7 miles away respectively. The local shops and amenities of the village itself are just 0.7 miles from the property, with more extensive shopping available at Surbiton (1.4 miles) and the major shopping centre of Kingston upon Thames (2 miles). Comprehensive leisure and recreational opportunities are available in the local and wider surrounding area, including parks, golf courses, tennis clubs, racing at Sandown, the Rose Theatre in Kingston, cinemas and a wide choice of restaurants and bars. The world famous royal palace at Hampton Court is just 2 miles away as is Bushy Park and the River Thames nearby offers opportunities for boat hire, boat rides and riverside walks.

This area is popular with families as there are many highly regarded schools both in the state and private sector such as Thames Ditton Infants & Juniors, Weston Green, Hinchley Wood and Esher College with Claremont Court Fan and the ACS International School.

Description
Set behind attractive gates and iron railings this beautiful double fronted family home dates back to circa 1735 and provides a wealth of charm and character featuring high ceilings, sash windows, period fireplaces and generous and wonderfully proportioned accommodation arranged over two floors. The ground floor comprises a welcoming entrance hallway, a formal dining room with beautiful period fireplace and a sitting room, also featuring a
working fireplace. From the sitting room access to a delightful orangery can be found and features a magnificent mature grapevine; this room provides the ideal setting for relaxation. Further ground floor accommodation includes an open plan library/day room benefitting from a large window providing stunning views of the garden. The kitchen/breakfast room, which is an original Terence Conran design, also enjoys views over the garden as well as access through a delightful stable door. A laundry room and guest cloak room complete the accommodation on this floor.

On the first floor there are four generously sized bedrooms and all feature built in cupboards/wardrobe space. Bedroom 2 benefits from a balcony offering delightful views over the garden. There is a family bathroom as well as a separate shower room with WC. A good size cellar providing ample storage space can be accessed from the ground floor.

Externally to the front of the property is a large paved driveway providing off street parking. Further parking is provided in a car port area which is located behind double wooden gates. To the rear of the property are beautiful, mature and well screened gardens. They feature a wealth of colourful flower beds, ornamental beds, shrubs and trees. There is a pretty covered seating area which is an ideal spot to sit and enjoy the stunning scenery. A large outbuilding is located to the side of the garden providing a useful and versatile space ideal for a workshop or artist’s studio.

NB: Photos shown are from 2016.

Tenure:
Freehold

Viewing:
Strictly by appointment with Savills
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